



REAL ESTATE

ESTATE AGENCY : REDEFINED



### Fir Tree Court, Maidstone ME17 4FB

**£1,750 Per Calendar Month**

CR Real Estate are delighted to offer to the rental market this beautifully presented three-bedroom family home, located in a quiet cul-de-sac in the popular village of Coxheath.

Arranged over three floors, the property is modern, spacious and well finished throughout. The accommodation includes a newly fitted kitchen with integrated appliances, generous living space and well-proportioned bedrooms, making it ideal for families or professional tenants.

Externally, the property benefits from allocated parking to the front, an electric vehicle charging point, and a private rear garden, perfect for outdoor enjoyment. Conveniently positioned within walking distance of local shops and amenities, this home offers both comfort and practicality in an excellent location.

Early viewing is highly recommended. Contact CR Real Estate today to arrange your appointment.

CR Real Estate are part The Ombudsman Redress Scheme and are a member of the Propertymark Client Money Protection Scheme. Tenant deposits are protected by the Tenancy Deposit Scheme. For more information, please contact us.

Client Money Protection is provided by: Client Money Protect. Scheme Ref: CMP004209

Independent redress is provided by: The Property Ombudsman (TPO). Membership Number: E01687



| Energy Efficiency Rating                    |         |           |
|---|---------|-----------|
|   | Current | Potential |
| Very energy efficient - lower running costs |         |           |
| (92 plus) <b>A</b>                          |         |           |
| (81-91) <b>B</b>                            |         |           |
| (69-80) <b>C</b>                            |         |           |
| (55-68) <b>D</b>                            |         |           |
| (39-54) <b>E</b>                            |         |           |
| (21-38) <b>F</b>                            |         |           |
| (1-20) <b>G</b>                             |         |           |
| Not energy efficient - higher running costs |         |           |
| England & Wales                             |         |           |
| EU Directive 2002/91/EC                     |         |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |         |           |
|---|---------|-----------|
|   | Current | Potential |
| Very environmentally friendly - lower CO <sub>2</sub> emissions |         |           |
| (92 plus) <b>A</b>  |         |           |
| (81-91) <b>B</b>  |         |           |
| (69-80) <b>C</b>  |         |           |
| (55-68) <b>D</b>  |         |           |
| (39-54) <b>E</b>  |         |           |
| (21-38) <b>F</b>  |         |           |
| (1-20) <b>G</b>   |         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |         |           |
| England & Wales   |         |           |
| EU Directive 2002/91/EC   |         |           |



ESTATE AGENCY : REDEFINED

